

125.0

0004

0007.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

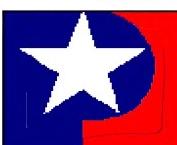
Total Card / Total Parcel

USE VALUE:

1,236,300 / 1,236,300

ASSESSED:

1,236,300 / 1,236,300


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
22		BARTLETT AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: RUDDY MARY E/ETAL	
Owner 2: LOHNES PHILLIP P	
Owner 3:	

Street 1: 22 BARTLETT AVE	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Own Occ: Y	

Postal: 02476	Type:
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PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	

Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .263 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1908, having primarily Vinyl Exterior and 3512 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 2 HalfBaths, 11 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		11475	Sq. Ft.	Site			0	90.	0.67	10									687,822						687,800	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	11475.000	541,600	6,900	687,800	1,236,300		80584
							GIS Ref
							GIS Ref
							Insp Date
							05/09/18

PREVIOUS ASSESSMENT								Parcel ID	125.0-0004-0007.0		
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2022	101	FV	541,600	6900	11,475.	687,800	1,236,300		Year end	12/23/2021	
2021	101	FV	524,700	6900	11,475.	687,800	1,219,400		Year End Roll	12/10/2020	
2020	101	FV	530,600	6900	11,475.	687,800	1,225,300	1,225,300	Year End Roll	12/18/2019	
2019	101	FV	408,000	6900	11,475.	726,000	1,140,900	1,140,900	Year End Roll	1/3/2019	
2018	101	FV	408,000	6900	11,475.	535,000	949,900	949,900	Year End Roll	12/20/2017	
2017	101	FV	408,000	6900	11,475.	512,000	926,900	926,900	Year End Roll	1/3/2017	
2016	101	FV	408,000	6900	11,475.	473,800	888,700	888,700	Year End	1/4/2016	
2015	101	FV	397,900	6900	11,475.	397,400	802,200	802,200	Year End Roll	12/11/2014	

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KELLEHER DENNIS	26583-250		8/15/1996		419,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
8/1/2007	653	Re-Roof	9,000						5/9/2018	MEAS&NOTICE	CC	Chris C
									12/18/2008	Meas/Inspect	163	PATRIOT
									12/4/1999	Inspected	264	PATRIOT
									11/17/1999	Mailer Sent		
									10/29/1999	Measured	266	PATRIOT
									7/11/1992		KT	

Sign: _____ VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION

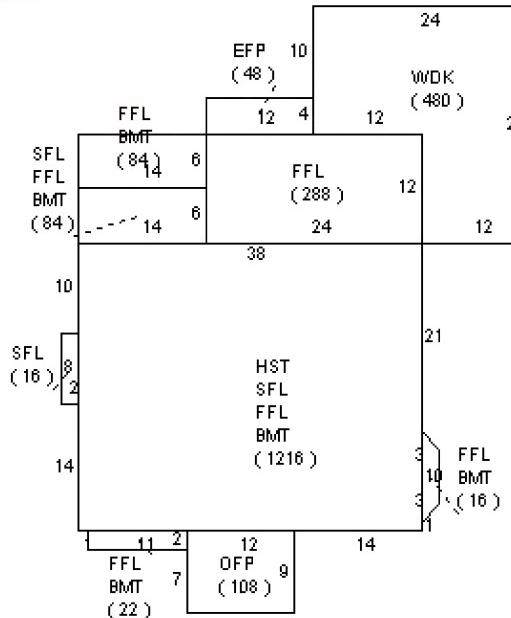
Type:	6 - Colonial	
Sty Ht:	2H - 2 & 1/2 Sty	
(Liv) Units:	1	Total: 1
Foundation:	3 - BrickorStone	
Frame:	1 - Wood	
Prime Wall:	4 - Vinyl	
Sec Wall:		%
Roof Struct:	2 - Hip	
Roof Cover:	1 - Asphalt Shgl	
Color:	WHITE	
View / Desir:		

BATH FEATURES

Full Bath:	1	Rating: Average
A Bath:		Rating:
3/4 Bath:	1	Rating: Fair
A 3QBth:		Rating:
1/2 Bath:	1	Rating: Average
A HBth:	1	Rating: Fair
OthrFix:	2	Rating: Poor

COMMENTS

BK:21251 PG:70 643-3643.

SKETCH

Sum Area By Label:
 FFL = 1710
 WDK = 480
 HST = 1218
 SFL = 1316
 BMT = 1422
 EFP = 48
 OFF = 108

GENERAL INFORMATION

Grade:	B - Good (-)
Year Blt:	1908
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdict:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	%
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wal	% Sprinkled

DEPRECIATION

Phys Cond:	AG - Avg-Good	26. %
Functional:		%
Economic:		%
Special:		%
Override:		%

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